



# Alexander Hudson Estates

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Sales Particulars



# The Property

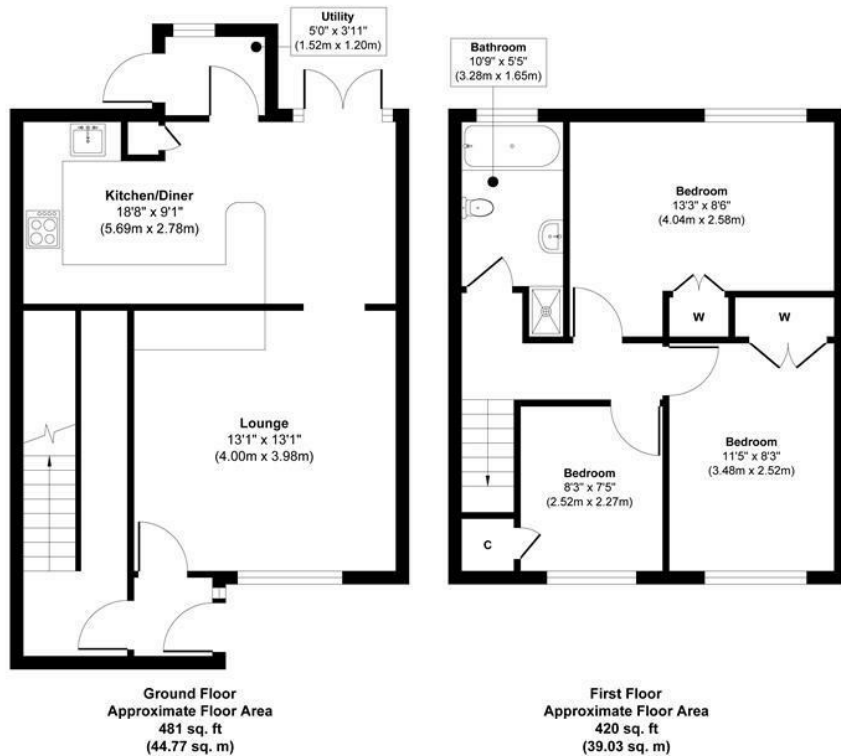
Alexander Hudson Estate are delighted to introduce to the market this three bedroom mid link home, offering light and airy accommodation throughout, whilst enjoying enclosed rear courtyard gardens and ample on street parking for both residents and visitors.

Accommodation comprises; Entrance Lobby to front giving access to the entrance Hallway with stairs to first floor, good sized lounge which has picture window to the front and open plan access to a generous kitchen breakfast room. Rear Lobby and utility area with access door to the rear. to the first floor two double bedrooms and one single bedroom as well as family bathroom/wc. Externally to the front is a large walk in external store room. There is an open plan garden area to front with pedestrian access and to the rear, an enclosed courtyard garden with access gates.

The property is ideally located and within easy reach of local schools, amenities and transport links providing journeys towards Newcastle City Centre, the Coast, Northumberland and beyond.

The White Swan Centre and Lakeside Centre are both under two-miles away and provide various leisure facilities, cafes, doctor's surgery and a soft-play centre. An Ofsted-rated 'Good' Primary School is close-by, along with a main bus route with links to Newcastle City Centre, Quorum, Balliol and Gosforth Business Parks; whilst the A19 is only a short drive away for trips further afield.

Freehold  
Council Tax: A  
EPC Rating: 70



**Approx. Gross Internal Floor Area 901 sq. ft / 83.80 sq. m**

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